



The system relationships between the spatially relevant planning activities in the context of sustainable soil and land-use management

Why?

Optimistic/buck passing view of responsible sectoral ministries/politicians:

- **The value systems have changed during last decades towards environmentally oriented values**
- **The spatially relevant planning and management systems** (land/use management incl. land use planning, regional/local development management strategic socio-economic planning, landscape planning, nature protection, water management, etc.) **have developed rather complex systems of different instruments effecting towards sustainable soil/land use**
- **There is a broad scale of the “soft” and “hard” instruments**
- **There is a broad knowledge, available know how, the dynamic technology development supporting sustainable soil/land use**
- **There is a broad scale of partial strategies focused on sustainable soil management**
- **There is a broad transferable “best experience” available in the field of sustainable soil management**



But, in spite of those facts

- **Daily consumption of land/soil achieve the unsustainable level all over the world
(between 130-150 ha daily only in Germany under the conditions of economic stagnation)**
- **No trends change**
- **Demographic changes with out effects**
- **Problems in the goal conflicts / sustainability and growth,**

Where is the problem?

There often is discussed the lack of

- **Strategies preferring internal development in contradiction to the external development**
- **Strategies of mobilizing plots in the existing build territory of the municipalities**
- **Strategies focused on the land recycling**
- **Strategies with stimulating effects**
- **Strategies addressing the politics in appropriate way – using the costs arguments (value discussion, examples, awareness throw the “notecase”**
- **Functioning price mechanisms based on “true price “ – internalizing of externalities**
- **Functioning subvention system**

But, why these gaps have not been closed yet ?

The problem can be in the integration – in the system relationships between various hierarchical levels of planning, between various spatially relevant planning systems





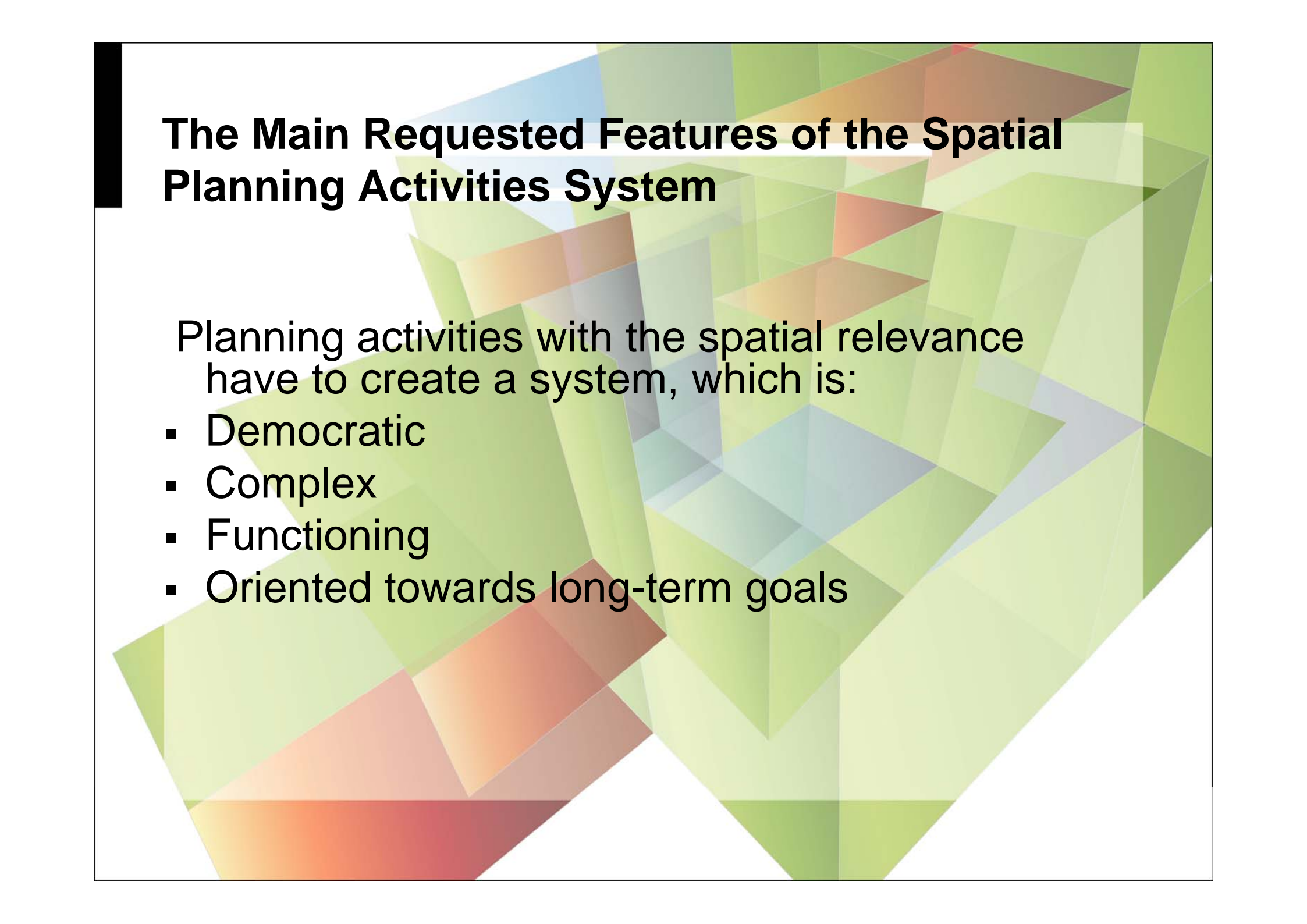
Efficient soil and land-use is one of the main joint tasks of the system of complex spatial development management consisting of:

– Spatial relevant planning activities

- Integrative planning activities
- Sectoral planning activities

– Spatial monitoring and information management system

– Spatial management - implementation control system



The Main Requested Features of the Spatial Planning Activities System

Planning activities with the spatial relevance have to create a system, which is:

- Democratic
- Complex
- Functioning
- Oriented towards long-term goals

The Main Requested Features of the Spatial Planning Activities System

This means:

- Planning has to reflect the principle of subsidiarity allowing the participation of local and regional self-governments and stakeholders
- The system has to safeguard the co-ordination of different sectoral policies and integrate them into the system
- The system has to take into account the regional identity based on joint values, culture and interests, sometimes crossing the administrative borders, and at the same time to reflect the institutional organization of different countries as well as to allow solidarity and co-operation between the regions
- The system has to analyze and take into account the long-term trends and development of social, cultural, ecological and environmental phenomena and influences

The system of spatial development management in the context of sustainable soil and land-use

